

2010 Personal Property Lot Sale

Montana Heritage Commission Staff Report

8.112.202 Sale Criteria ARM - November 2010

For Lots # 1 to 50

Property Type: X Personal

Describe Property and Location:

These items of personal property are in various locations primarily at the Nevada City Railroad, with some located in Virginia City, and on state land to the south of the Virginia City Pond (Elk Park). These items are not accessioned or formally part of the Montana Heritage Commission collection. Assistance in assessing railroad equipment was provided by Bob Andreoli (Butte/Anaconda Railway) and the Friends of the Cumbres Toltec Railroad. The responses below are cumulative for the entire series of lots (1-50) unless otherwise specified by lot number.

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(a) whether the property represents the state's culture and history

Most of these items are parts or portions of equipment stored outside in Nevada City and Virginia City. These items are not used, and are not safe to reuse without substantial effort and expense. The train equipment is not needed for the railroad operation and does not fit any of our usable equipment. The Montana Heritage Commission does not have the financial means to restore or keep these items.

A few specific items are worth noting:

Lot 1: Link Belt. This steam shovel did not operate historically in Alder Gulch.

Lot 6: Ore Cars. These cars were not used in Virginia City.

Lot 18: Brown Hoist railroad crane. This crane did not operate historically in Alder Gulch.

Lot 19: Gondola Dump Cars, Anaconda Mining Co. These items came from Great Falls AMC smelter

Lot 21: Side Dump Cement Cars.

Lot 33: MT Western Car. These items are from Butte/ Anaconda.

Lot 34: Butte Anaconda Pacific Coach. These items are from Butte/ Anaconda.

Lot 38 and Lot 39 Farmall Tractors. Vintage items.

Lot 40: 1948 Ford Flatbed. Vintage item.

Lot 49: 1947 Ford Stakebed Truck. Vintage item.

These lots noted above are vaguely connected to the Bovey era but are currently in such poor condition or are out of context that they are not a good representation of the state's history in their current state, and are not critical items for the interpretation of Alder Gulch.

(b) whether the property can become self-supporting

None of these items can become self-supporting or generate any revenue in their condition.

(c) whether the property can contribute to the economic and social enrichment of the state

These items are not likely to contribute in their current condition and location.

(d) whether the property lends itself to programs to interpret Montana history

Most of these items would not lend themselves to interpretation without substantial new financial investments for their restoration or reuse.

(e) whether the sale will create significant social and economic impacts to affected local governments and the state

Any revenue generated from the sale of these items is required by statute to be placed in the Bovey Trust Account that will benefit the state and the remaining personal property in Alder Gulch.

Funds from the sale of personal property from the Bovey assets must be placed in a trust fund, and interest from the trust fund must be used to manage and protect the remaining personal property. (MCA 22-3-1003 (11)).

(f) whether the sale is supported by the Director of the Montana Historical Society

Please see the letter attached.

(g) whether the commission should include any preservation covenants in a proposed sale agreement for real property

Not applicable.

(h) whether the commission should incorporate any design review ordinances established by Virginia City into a proposed sale agreement for real property

Not applicable.

(i) a summary analysis of the costs and benefits of retaining or selling the property. Cost of retaining the property should include maintenance, upkeep, and other long-term or ongoing costs to the commission. Costs of selling the property should include advertising, appraisals, legal fees, and title searches

Cost to Retain

Maintenance: No maintenance is planned for any of these items.

Upkeep: There are ongoing costs associated with retaining these items for liability, fire and the prevention of uncontrolled public access. These items left outside potentially pose a hazard in their condition.

Cost to Sell (assume a public auction via a website)

Advertising: \$800-\$1,000 print and web advertising

Appraisals: (done by staff in house)

Legal / Title: \$500

Other: \$1,500. For staff time, moving equipment or fencing for access, changing gates, track removal and misc items.

(j) compliance with the Montana Antiquities Act (22-3-421, et seq., MCA) and any implementing or related administrative rules, including but not limited to ARM 10.121.901, et seq.; and

These items are generally not covered by the Montana Antiquities Act.

(k) other matters that the commission considers necessary or appropriate

These items pose a hazard in their current locations, and the Montana Heritage Commission wishes to sell these items and raise funds to care for important items that remain in the collection. Cleaning up the site will also allow MHC to create more revenue generating programs and improve public access.

Attachments:

1. Personal Property Sale Items, Lots 1-50
2. A letter from the Montana Historical Society Director